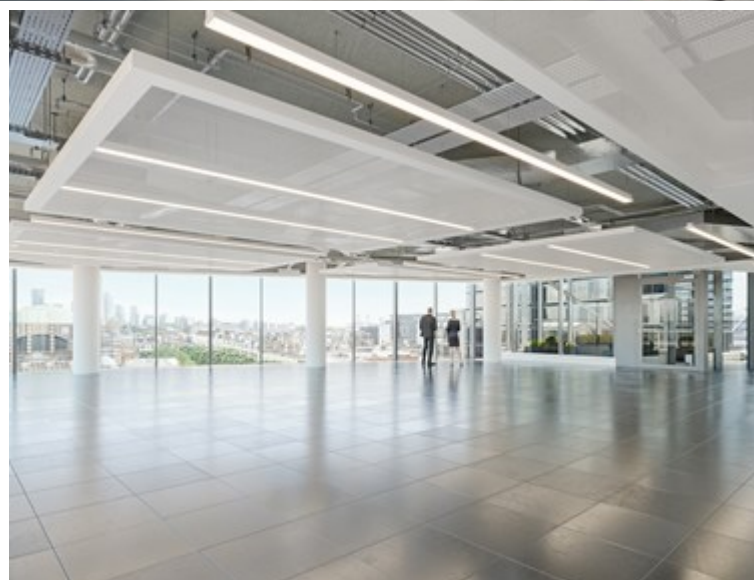
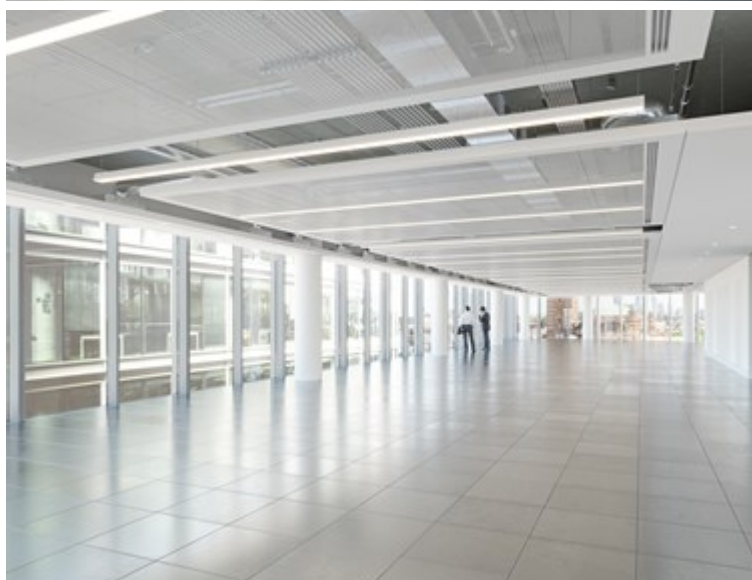


**100 VICTORIA STREET, LONDON SW1E
5JL**

Tuckerman
CHARTERED SURVEYORS

OFFICE TO RENT | **7,495 SQ FT** | POA.



VICTORIA'S EXPERT PROPERTY ADVISORS

TUCKERMAN.CO.UK



TUCKERMAN

1 CASTLE LANE, VICTORIA
LONDON SW1E 6DR

T (0) 20 7222 5511

REFURBISHED OFFICES WITH TERRACES TO LET

7,495 SQ FT | POA.

i DESCRIPTION

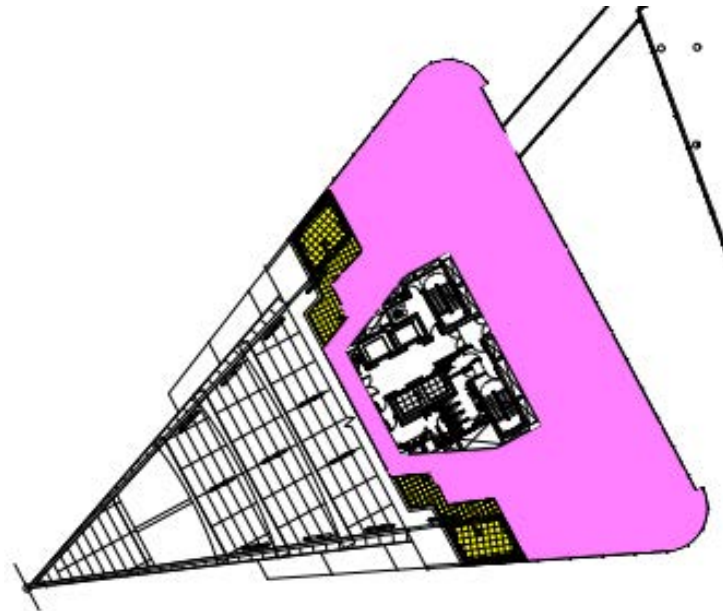
The property is located on Victoria Street, directly opposite the Cardinal Place entrance to Victoria Underground Station (District & Circle and Victoria Line), and a 2 minutes walk from Victoria Mainline Station.

Local amenities are outstanding, with the many restaurants and bars of the Nova Food Quarter, including Railhouse Cafe and Sticks'n'Sushi as well as Marks & Spencer, Pret and Boots within Cardinal Place. H2 and 1Rebel add to the amenity offering, with GymBox within 5 minutes.

The demise itself is located on the 7th (top) floor, with two entrances from the lift lobby on to the floor. The suite is presently undergoing complete refurbishment, and will offer the highest quality Grade A office space upon completion in September 2021.

✓ AVAILABILITY

FLOOR	SIZE (SQ FT)	AVAILABILITY
Seventh	7,495	Available
TOTAL	7,495	



★ AMENITIES

- Four-pipe fan coil air conditioning
- Raised floor
- LED lighting
- Raft-style suspended ceilings
- Bicycle storage / showers
- Common parts WC facilities
- 4 passenger lifts
- Very Good Bream Rating
- Two small private terraces, plus two "winter garden" terraces
- Striking manned reception opposite Victoria Underground

✎ TERMS

RENT	RATES	S/C
POA.	To be confirmed.	To be confirmed.

Available by way of a new lease for a term to be agreed, direct from the Landlord.

EPC
Available upon request.

LINKS

☎ GET IN TOUCH

GUY BOWRING	HARRIET DE FREITAS	MARK FISHER	ADAM COSGROVE
Tuckerman 020 3328 5373 gbowring@tuckerman.co.uk	Tuckerman 020 3328 5380 hdefreitas@tuckerman.co.uk	Tuckerman 020 3328 5370 mfisher@tuckerman.co.uk	CBRE 02071822447 adam.cosgrove@cbre.com